

**MINUTES OF A VINEYARD
CITY COUNCIL MEETING**
City Council Chambers
125 South Main Street, Vineyard, Utah
February 12, 2020 at 6:01 PM

Present

Mayor Julie Fullmer
Councilmember John Earnest
Councilmember Tyce Flake
Councilmember Chris Judd
Councilmember Cristy Welsh

Absent

Staff Present: City Manager Jacob McHargue, City Attorney David Church, Public Works Director/City Engineer Don Overson, Assistant City Engineer Chris Wilson, Building Official George Reid, Sergeant Holden Rockwell with the Utah County Sheriff's Office, Community Development Director Morgan Brim, Water/Parks Manager Sullivan Love, City Recorder Pamela Spencer

Others Present: Planning Commission Chair Anthony Jenkins, Planning Commissioners Bryce Brady and Tay Gudmundson

6:01PM REGULAR SESSION

**1. CALL TO ORDER/PLEDGE OF ALLEGIANCE
 INVOCATION/INSPIRATIONAL THOUGHT**

Mayor Fullmer called the meeting to order at 6:01 PM. Councilmember Welsh led the Pledge of Allegiance and gave the invocation.

2. PUBLIC COMMENTS

Mayor Fullmer called for public comments. Hearing none, she closed the public session.

3. MAYOR AND COUNCILMEMBERS' REPORTS/DISCLOSURES/RECUSALS

Councilmember Welsh gave an update on the Local Official's Day at the Utah State Legislature. She felt that they had some great trainings. She reported that the Vineyard Youth Council was taking applications for youth ages 12 to 18. Mayor Fullmer added that Representative Val Peterson was able to meet each of the Youth Council members who attended.

Councilmember Judd reported on the Economic Summit. He said that the speaker was Natalie Gochnour with Kem C. Gardner Policy Institute at the University Utah. He said that Ms. Gochnour reviewed where Utah's economy was at, which was doing very well. Utah County was high on the list in growth in population, businesses, commercial development, etc. Councilmember Judd mentioned that Wasatch County was just ahead of Utah County in growth. Mortgage rates still were low compared to national averages. He said that MS. Gochnour

mentioned that they had not seen the shift in wages that they thought there would be. There was still a large housing shortage, which was upwards of 40,000 units for the state of Utah.

4. STAFF, COMMISSION, AND COMMITTEE REPORTS

No reports were given.

5. DISCUSSION ITEMS

No items were submitted.

6. CONSENT ITEMS

6.1 Approval of the January 22, 2020 City Council Meeting Minutes

6.2 Approval of the January 24, 2020 City Council Retreat Minutes

6.3 Approval of Lakefront at Town Center Final Plat 2B

6.4 Approval of Lakefront at Town Center Final Plat 2D

6.5 Approval of Lakefront at Town Center Final Plat 2F

Mayor Fullmer called for a motion.

Motion: COUNCILMEMBER JUDD MOVED TO APPROVE CONSENT ITEMS 6.1 THROUGH 6.5. COUNCILMEMBER EARNEST SECONDED THE MOTION. MAYOR FULLMER, COUNCILMEMBERS EARNEST, FLAKE, JUDD, AND WELSH VOTED AYE. THE MOTION CARRIED UNANIMOUSLY.

7. MAYOR'S APPOINTMENTS

Planning Commission.....1 vacancy

The mayor with the consent of the City Council will reappoint Anthony Jenkins for a second four-year term on the Planning Commission.

Mayor Fullmer explained that she wanted to reappoint Anthony Jenkins for second 4-year term on the Planning Commission. She called for a motion.

Motion: COUNCILMEMBER FLAKE MOVED TO APPROVE ANTHONY JENKINS FOR A SECOND 4-YEAR TERM ON THE PLANNING COMMISSION AS NOTED. COUNCILMEMBER WELSH SECONDED THE MOTION. MAYOR FULLMER, COUNCILMEMBERS EARNEST, FLAKE, JUDD, AND WELSH VOTED AYE. THE MOTION CARRIED UNANIMOUSLY.

8. BUSINESS ITEMS

8.1 PUBLIC HEARING – Amendments to the FY 2019-2020 Budget RES 2020-02

City Manager Jacob McHargue will present recommended amendments to the Fiscal Year 2019-2020 Budget. The mayor and City Council will act to adopt (or deny) this request by resolution.

Mayor Fullmer called for a motion to open the public hearing.

Motion: COUNCILMEMBER JUDD MOVED TO OPEN THE PUBLIC HEARING AT 6:07 PM. COUNCILMEMBER FLAKE SECONDED THE MOTION. MAYOR FULLMER, COUNCILMEMBERS EARNEST, FLAKE, JUDD, AND WELSH VOTED AYE. THE MOTION CARRIED UNANIMOUSLY.

Mayor Fullmer turned the time over to City Manager Jacob McHargue.

Mr. McHargue reviewed the budget amendment report. Highlights were:

- Revenues:
 - Property Tax \$105,000 truing up actuals
 - Sales Tax \$248,000
 - Transportation \$135,000 new tax
 - Class C Road Funds \$100,000
 - Inspection Fees \$100,000
 - Miscellaneous \$ 5,000
 - Total \$693,000
- General Fund Expenditures
 - General Administration: \$ 26,600
 - Professional and Technical Services \$201,000
 - Building -\$ 70,700 reduced employee costs
 - Public Works -\$ 13,000 moving employee costs to internal services fund
 - Parks and Recreation \$ 55,400 reallocating salaries and adding an intern
 - Transfer to Transportation Fund \$235,000 B&C Road Funds
 - Transfer to Capital Projects \$207,000
 - Transfer to Storm Water \$ 12,400 stipend to Enterprise Funds
 - Transfer to Internal Services \$ 39,300
- RDA
 - No change
- Capital Projects - Expenditures \$ 11,000 additional office space
- Water Revenues – Service Fees \$ 81,000 adjusted for actual revenues
- Water Expenditures - Miscellaneous \$ 83,500 Orem pass through, impact fee study, transfer to internal services fund
- Sewer Revenues – Service Fees \$ 66,000 adjusted for actual revenues
- Sewer Expenditures – Miscellaneous \$ 24,400 Impact fee study, reallocation of salaries
- Storm Water Revenues – Service Fees -\$ 4,700 adjusted for actual revenues
- Storm Water Expenditures – Miscellaneous \$ 15,800 transfer to internal services, reallocation of salaries
- Transportation Revenues \$243,400 transfer from tax and actual service fee revenue
- Transportation Expenditures \$ 96,300 reallocation of salaries, safety signs, and transfer to Internal Services Fund
- Internal Services Revenues \$150,700 split costs between all departments
- Internal Services Expenditures \$150,700 IT costs, fleet technician, salary reallocation

Councilmember Judd asked if there were enough funds to put towards the fire station. Mr. McHargue replied that they were projecting to put over \$450,000 in the Capital Projects Fund this year.

Councilmember Judd asked if the internal service fund transfers were one-time expenses. Mr. McHargue explained that they were ongoing costs that had been funded out of the general fund but were now being allocated to the different departments.

Mayor Fullmer asked if they had vetted the Information Technology (IT) contract and compared costs and services. Mr. McHargue replied that they had started some of the process by bringing some of the IT services inhouse. They wanted to take advantage of the State Purchasing Contract for computers, etc. but were not replacing the IT contract. Mayor Fullmer asked if they had looked at other IT contracts. Mr. McHargue replied that he could send it back out to bid.

Mr. McHargue mentioned that a big change this year was to split the Public Works Director and City Engineer positions. Mr. Overson would remain the Public Works Director and handle all RDA projects and they would hire a new City Engineer. Mayor Fullmer mentioned that the City Council wanted to discuss how they wanted the process to be and asked that it be added to the next city council meeting agenda. There was a discussion about the role split. Mr. McHargue said that he could post the job and then they could have the process in place before they held interviews. Councilmember Welsh asked if they were going to post it nationwide. Mr. McHargue replied that they would be doing national recruitment.

Mayor Fullmer called for a motion to close the public hearing.

Motion: COUNCILMEMBER FLAKE MOVED TO CLOSE THE PUBLIC HEARING AT 6:22 PM. COUNCILMEMBER JUDD SECONDED THE MOTION. MAYOR FULLMER, COUNCILMEMBERS EARNEST, FLAKE, JUDD, AND WELSH VOTED AYE. THE MOTION CARRIED UNANIMOUSLY.

Mayor Fullmer called for a motion.

Motion: COUNCILMEMBER FLAKE MOVED THAT THEY ADOPT RESOLUTION 2020-02, APPROVING THE FISCAL YEAR 2020 BUDGET ADJUSTMENT AS PRESENTED. COUNCILMEMBER JUDD SECONDED THE MOTION. ROLL CALL WENT AS FOLLOWS: MAYOR FULLMER, COUNCILMEMBERS EARNEST, FLAKE, JUDD, AND WELSH VOTED AYE. THE MOTION CARRIED UNANIMOUSLY.

8.2 PUBLIC HEARING – Amendments to the Consolidated Fee Schedule RES 2020-03

City Manager Jacob McHargue will present recommended amendments to the Consolidated Fee Schedule. The mayor and City Council will act to approve (or deny) this request by resolution.

Mayor Fullmer called for a motion to open the public hearing.

Motion: COUNCILMEMBER JUDD MOVED TO OPEN THE PUBLIC HEARING AT 6:22 PM. COUNCILMEMBER FLAKE SECONDED THE MOTION. MAYOR FULLMER, COUNCILMEMBERS EARNEST, FLAKE, JUDD, AND WELSH VOTED AYE. THE MOTION CARRIED UNANIMOUSLY.

Mr. McHargue explained that there were basic changes to the consolidated fee schedule, mainly because there were a lot of requests to rent the fields. He said that there were changes to the recreation fee costs, business license fees expiration, land disturbance permit fees, and adding fees for the Central Utah Water Conservancy District (CUWCD) water costs.

Councilmember Judd asked how often the water costs changed. Mr. McHargue replied annually.

Mayor Fullmer called for public comments. Hearing none, she called for a motion to close the public hearing.

Motion: COUNCILMEMBER FLAKE MOVED TO CLOSE THE PUBLIC HEARING AT 6:24 PM. COUNCILMEMBER EARNEST SECONDED THE MOTION. MAYOR FULLMER, COUNCILMEMBERS EARNEST, FLAKE, JUDD, AND WELSH VOTED AYE. THE MOTION CARRIED UNANIMOUSLY.

Councilmember Judd asked how they were going to prove that someone had rented a field. Mr. Love replied that they were discussing this with Recreation Coordinator Brian Vawdrey. He said that they considered using flags to designate the field rentals, but they were still discussing it.

Councilmember Welsh asked about the costs for the Junior Jazz registration. Mr. McHargue replied that the costs were not going up but that they were just adding them to the fee schedule.

Mayor Fullmer called for a motion.

Motion: COUNCILMEMBER JUDD MOVED TO APPROVE RESOLUTION 2020-03 AS PRESENTED. COUNCILMEMBER FLAKE SECONDED THE MOTION. ROLL CALL WENT AS FOLLOWS: MAYOR FULLMER, COUNCILMEMBERS EARNEST, FLAKE, JUDD, AND WELSH VOTED AYE. THE MOTION CARRIED UNANIMOUSLY.

8.3 DISCUSSION AND ACTION – Lease of City Property – 11-Acre Parcel

City Manager Jacob McHargue will present a request to lease the 11-acre parcel owned by the city, for farming purposes. The mayor and City Council will take appropriate action.

Mr. McHargue explained that the city had been renting the land out to a local farmer since the city purchased the property. The family renting it wanted to know if the council was okay with them continuing to rent it. Councilmember Earnest asked if the city had any immediate plans for the property. Mr. McHargue replied that there was nothing planned. Councilmember Judd asked if the city could get out of the lease if they decided to use it. Mr. McHargue replied that it was an annual lease. There was a discussion about the lease. Council agreed to continue the lease.

9. CLOSED SESSION

The Mayor and City Council pursuant to Utah Code 52-4-205 may vote to go into a closed session for the purpose of:

- (a) discussion of the character, professional competence, or physical or mental health of an individual
- (b) strategy sessions to discuss collective bargaining
- (c) strategy sessions to discuss pending or reasonably imminent litigation
- (d) strategy sessions to discuss the purchase, exchange, or lease of real property
- (e) strategy sessions to discuss the sale of real property

Mayor Fullmer called for a motion to go into a closed session.

Motion: COUNCILMEMBER JUDD MOVED TO GO INTO A CLOSED SESSION FOLLOWING THE MEETING PURSUANT TO UTAH CODE 52-4-205 FOR DISCUSSION OF THE CHARACTER, PROFESSIONAL COMPETENCE, OR PHYSICAL OR MENTAL HEALTH OF AN INDIVIDUAL. COUNCILMEMBER FLAKE SECONDED THE MOTION. ROLL CALL WENT AS FOLLOWS: MAYOR FULLMER, COUNCILMEMBERS EARNEST, FLAKE, JUDD, AND WELSH VOTED AYE. THE MOTION CARRIED UNANIMOUSLY.

10. ADJOURNMENT

Mayor Fullmer called for a motion to adjourn the meeting.

Motion: COUNCILMEMBER TYCE MOVED TO ADJOURN THE MEETING AT 6:29 PM. COUNCILMEMBER JUDD SECONDED THE MOTION. MAYOR FULLMER, COUNCILMEMBERS EARNEST, FLAKE, JUDD, AND WELSH VOTED AYE. THE MOTION CARRIED UNANIMOUSLY.

The next regularly scheduled meeting is March 26, 2020.

MINUTES APPROVED ON: February 26, 2020

CERTIFIED CORRECT BY: /s/ Pamela Spencer
PAMELA SPENCER, CITY RECORDER